

## “CERTIFIED GENERAL” COURSE TRACKING WORKSHEET

**Gray Shaded Boxes = Required Core Curriculum Modules Effective 1/1/2008**

Boxes without shading = Subtopics within Required Core curriculum

<b>CERTIFIED GENERAL</b>						
<b>Core Curriculum Content</b>		<b>Hours Required</b>	<b>Hours Completed</b>	<b>Information on Course(s) Completed</b>		
	<b>BASIC APPRAISAL PRINCIPLES</b>	<b>30</b>		<b>Course Name</b>	<b>Provider</b>	<b>Date Completed</b>
	Real Property Concepts and Characteristics Basic Real Property Concepts Real Property Characteristics Legal Description (Physical) Legal Consideration Forms of Ownership Public and Private Controls Real Estate Contracts Leases Influences on Real Estate Values Governmental Economic Social Environmental, Geographic and Physical Types of Value Market Value Other Value Types Economic Principles Classic Economic Principles Application and Illustrations of the Economic Principles Overview of Real Estate Markets and Analysis Market Fundamentals, Characteristics and Definitions Supply Analysis Demand Analysis Use of Market Analysis Ethics and How They Apply in Appraisal Theory and Practice Examination					

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Core Curriculum Content		Hours Required	Hours Completed	Information on Course(s) Completed		
	<b>BASIC APPRAISAL PROCEDURES</b>	<b>30</b>		<b>Course Name</b>	<b>Provider</b>	<b>Date Completed</b>
	Overview of Approaches to Value  Valuation Procedures Defining the Problem Collecting and Selecting Data Analyzing Reconciling and Final Value Opinion Communicating the Appraisal  Property Description Geographic Characteristics of the Land/Site Geologic Characteristics of the Land/Site Location and Neighborhood Characteristics Land/Site Considerations for Highest and Best Use Improvements – Architectural Styles and Types of Construction  Residential Applications  Examination					
	<b>THE 15-HOUR NATIONAL USPAP COURSE OR ITS EQUIVALENT</b>	<b>15</b>		<b>Course Name</b>	<b>Provider</b>	<b>Date Completed</b>
	Preamble and Ethics Rules  Standard 1 Standard 2 Standards 3 to 10 Statements and Advisory Opinions Examination					
	<b>STATISTICS, MODELING AND FINANCE</b>	<b>15</b>		<b>Course Name</b>	<b>Provider</b>	<b>Date Completed</b>
	Statistics  Valuation Models (AVMs and Mass Appraisal)  Real Estate Finance  Examination					

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Core Curriculum Content		Hours Required	Hours Completed	Information on Course(s) Completed		
				Course Name	Provider	Date Completed
<b>GENERAL APPRAISER MARKET ANALYSIS AND HIGHEST AND BEST USE</b>		<b>30</b>				
Real Estate Markets and Analysis Market Fundamentals, Characteristics and Definitions Supply Analysis Demand Analysis Use of Market Analysis  Highest and Best Use Test Constraints Application of Highest and Best Use Special Considerations Market Analysis Case Studies  Examination						
<b>GENERAL APPRAISER SALES COMPARISON APPROACH</b>		<b>30</b>				
Value Principles  Procedures  Identification and Measurement of Adjustments  Reconciliation  Case Studies  Examination						
<b>GENERAL APPRAISER SITE VALUATION AND COST APPROACH</b>		<b>30</b>				
Site Valuation Methods Case Studies  Cost Approach Concepts and Definitions Replacement/Reproduction Cost New Accrued Depreciation Methods of Estimating Accrued Depreciation Case Studies  Examination						

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Core Curriculum Content		Hours Required	Hours Completed	Information on Course(s) Completed		
	<b>GENERAL APPRAISER INCOME APPROACH</b>	<b>60</b>		<b>Course Name</b>	<b>Provider</b>	<b>Date Completed</b>
	Overview Compound Interest Lease Analysis Income Analysis Vacancy and Collection Loss Estimating Operating Expenses and Reserves Reconstructed Income and Expense Statement Stabilized Net Operating Income Estimate Direct Capitalization Discounted Cash Flow Yield Capitalization Partial Interests Case Studies Examination					
	<b>GENERAL APPRAISER REPORT WRITING AND CASE STUDIES</b>	<b>30</b>		<b>Course Name</b>	<b>Provider</b>	<b>Date Completed</b>
	Writing and Reasoning Skills Common Writing Problems Report Options and USPAP Compliance Case Studies Examination					
	<b>APPRAISAL SUBJECT MATTER ELECTIVES (may include hours above required hours in other modules)</b>	<b>30</b>		<b>Course Name</b>	<b>Provider</b>	<b>Date Completed</b>
	<b>CERTIFIED GENERAL TOTAL HOURS REQUIRED</b>	<b>300</b>				